

EUCALYPTUS GROVE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
AUGUST 9, 2012 (6PM)
AGENDA

- 1. CALL BOARD MEETING TO ORDER **Robert from Affordable Painting****
- 2. REQUEST BY OWNERS IN ATTENDANCE OR VIA CORRESPONDENCE OR PHONE (unless it's an emergency, it'll be put on next month's agenda); Bd to consider request & possibly vote...**
Each unit has about 3 minutes to address their concern to the Board or ask permission for...
- 3. APPROVAL OF PRIOR MEETING MINUTES**
- 4. TREASURER, OFFICERS & COMMITTEES (Bd to consider recommendations & possibly vote...)**
See Financial Statement and/or Balance Sheet;
Operating Expenses about 14+% below budget thru end of last month
Res. Expenditures for last month: Seaview for painting prep
Landscape recommendations & proposals:
- 5. OLD BUSINESS (Board to consider, review and possibly vote on...)**
 1. Exercise Room equipment & cleaning of floor
 2. Cleaning service
 3. List of dry rot repair for Sea View: prepping for paint; 7636 #360/361 (to be done with ext painting)
 4. Pool fence
 5. Pagoda lights (261+); sample replacement
 6. Sauna Rm, door, heater
 7. Exterior Painting by Affordable \$240,240
 8. Walkway repair
 9. Request for lattice fence at 7610 #213
- 6. NEW BUSINESS (Board to consider, review and possibly vote on...)**
 1. Need to elect a Secretary
 2. Storage on patios & balconies
 3. Pool shower area; camera at pool?
 4. Sink hole by #251
 5. Possible policy on: abandoned vehicles; exterior modifications & doors;
 6. Recording liens
 7. Other items to be put on next month's agenda
- 7. EXECUTIVE SESSION**
If Needed: (Executive Session may only be used to discuss litigation, contracts with 3rd parties, member discipline, personnel, or upon an owner's request to discuss payment of assessments).
 - Late payers through end of last month (balances of \$500 or more): 6
 - Bankruptcy / Foreclosure / Small Claims / Write off
 - By-Laws & CC&R's – rental
- 8. ADJOURNMENT (Scheduled meeting – 9/13/12 @ 6PM at 7610 Hollister, Meeting Rm)**

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Prepared By: Bartlein & Company, Inc., (805) 569-1121 Fax (805) 682-4341
3944 State Street, Suite 200
Santa Barbara, CA 93105
Email: jamesn@bartlein.com